

3.0 CUMULATIVE PROJECTS

3.1 Introduction

Preparation of a cumulative impact analysis is required under both NEPA and CEQA. NEPA and CEQA identify three types of potential impacts: direct, indirect, and cumulative. “Cumulative impact” is the impact on the environment which results from the incremental impact of the Modified Project when considered with other past, present, and reasonably foreseeable future actions regardless of which agency (federal or non-federal) or person undertakes such other actions.

Cumulative effects can result from individually minor but collectively significant actions taking place over a period of time.” 40 CFR §1508.7. Under NEPA, both context and intensity are considered in determining significance. Among other considerations when considering intensity is “[w]hether the action is related to other actions with individually minor but cumulatively significant impacts. Significance exists if it is reasonable to anticipate a cumulatively significant impact on the environment. Significance cannot be avoided by terming an action temporary or by breaking it down into small component parts.” 40 CFR §1508.27(b)(7).

Under the State CEQA Guidelines, “a cumulative impact consists of an impact which is created as a result of the combination of the project evaluated in the EIR together with other projects causing related impacts.” 14 Cal Code Regs §15130(a)(1). An EIR must discuss cumulative impacts if the incremental effect of a project, combined with the effects of other projects is “cumulatively considerable.” 14 Cal Code Regs §15130(a). Such incremental effects are to be “viewed in connection with the effects of past projects, the effects of other current projects, and the effects of probable future projects.” 14 Cal Code Regs §15164(b)(1). Together, these projects comprise the cumulative scenario which forms the basis of the cumulative impact analysis.

Both the severity of impacts and the likelihood of their occurrence are to be reflected in the discussion, “but the discussion need not provide as great detail as is provided for the effects attributable to the project alone. The discussion of cumulative impacts shall be guided by standards of practicality and reasonableness, and shall focus on the cumulative impact to which the identified other projects contribute rather than the attributes of other projects which do not contribute to the cumulative impact.” 14 Cal Code Regs §15130(b).

CEQA Pub. Res. Code § 21000 *et seq.*, requires that an EIR take into account all “past, present, and reasonably foreseeable future projects.” CEQA Guidelines §§15355(b), 15130(b)(1)(A). Similarly, the Council on Environmental Quality (“CEQ”) recommends that agencies “look for present effects of past actions that are, in the judgment of the agency, relevant and useful because they have a significant cause-and-effect relationship with the direct and indirect effects of the proposal for agency action and its alternatives.” Cumulative impacts analysis should highlight past actions that are closely related either in time or location to the project being considered, catalogue past projects and discuss how they have harmed the environment and discuss past actions even if they were undertaken by another agency or another person. The analysis must be in sufficient detail to be useful to the decision maker in deciding whether, or how, to alter the program to lessen cumulative impacts. Most of the projects listed in the cumulative projects table below (Table 3-6) have, are, or will be required to undergo their own independent environmental review under either CEQA or NEPA or both. Significant adverse impacts of the cumulative projects would be required to be reduced, avoided or minimized through the application and implementation of mitigation measures. The net effect of these mitigation measures is assumed to be a general lessening of the potential for a contribution to cumulative impacts. The key consideration is whether the remaining physical change or effect on the environment represents an adverse environmental impact.

3.2 Methodology

Under CEQA, there are two commonly used approaches, or methodologies, for establishing the cumulative impact setting or scenario. One approach is to use a “list of past, present, and probable future projects producing related or cumulative impacts.” 14 Cal Code Regs §15130(b)(1)(A). The other is to use a “summary of projects contained in an adopted general plan or related planning document, or in a prior environmental document which has been adopted or certified, which described or evaluated regional or area wide conditions contributing to the cumulative impact.” 14 Cal Code Regs §15130(b)(1)(B).

The cumulative scenario under NEPA relies on current environmental conditions which reflect the aggregate impact of all prior human actions and natural events that have affected the environment and might contribute to cumulative effects. Specifically, how conditions have changed over time and how they are likely to change in the future when added to the impacts of the Modified Project. The Forest Service NEPA Regulations (36 CFR 220.4(f)) state the following:

CEQ [Council on Environmental Quality] regulations do not require the consideration of the individual effects of all past actions to determine the present effects of past actions. Once the agency has identified those present effects of past actions that warrant consideration, the agency assesses the extent that the effects of the proposal for agency action or its alternatives will add to, modify, or mitigate those effects... Cataloging past actions and specific information about the direct and indirect effects of their design and implementation could in some contexts be useful to predict the cumulative effects of the proposal. The CEQ regulations, however, do not require agencies to catalogue or exhaustively list and analyze all individual past actions. Simply because information about past actions may be available or obtained with reasonable effort does not mean that it is relevant and necessary to inform decision-making.

Of the two methodologies, this SEIR/SEIS uses the CEQA list approach to provide a tangible understanding and context for analyzing the potential cumulative effects of the Modified Project, which effectively meets the criteria for both CEQA and NEPA cumulative analyses. Therefore, lists of past, present, and proposed future projects located in the vicinity of the Modified Project activities were obtained from county and local agencies. General plans and other planning documents were also used as reference points in establishing the cumulative scenario for the analysis.

In particular, the Modified Project activities occur in Segments 5, 6, 7, 8, 10, and 11. The one aviation light proposed in Segment 10 has already been installed, so projects in the vicinity of Segments 4 and 10 would not have the potential to combine cumulatively and are therefore not included. In addition, the cumulative analysis incorporates the NEPA-required cumulative scenario due to the 2009 Station Fire, which is an event that has affected the existing environmental conditions in the ANF and may contribute to cumulative effects. As such, a brief discussion of the Station Fire is included below in Section 3.7, and the effects of the Station Fire have been considered in the cumulative impact analyses provided in the SEIR/SEIS issue area sections (Section 4.2 through 4.6).

The project list includes proposed wind energy and other major infrastructure projects found within a geographic area sufficiently large enough to provide a reasonable basis for evaluating cumulative impacts.

The area over which the cumulative scenario is evaluated may vary by resource, because the nature and range of potential effects vary by resource (e.g., air quality impacts tend to disperse over a large area or region whereas noise impacts are typically more localized in nature). This spatial area is identified as the geographic scope for the analysis of cumulative impacts related to a particular resource.

The analysis of cumulative effects considers a number of variables including geographic (spatial) limits, time (temporal) limits, and the characteristics of the resource being evaluated. The geographic scope of the analysis is based on the nature of the geography surrounding the Modified Project and the characteristics and properties of each resource and the region to which they apply. In addition, each project in a region will have its own implementation schedule, which may or may not coincide or overlap with the Modified Project's schedule. This is a consideration for short-term impacts from the Modified Project. However, to be conservative, the cumulative analysis assumes that all projects in the cumulative scenario are built and operating during the operating lifetime of the Modified Project.

3.3 Energy Infrastructure Projects

SCE is obligated to integrate power generation facilities, including wind farms, into its electrical system, per Section 210 and 212 of the Federal Power Act (16 U.S.C. §824 (i) and (k)) and Section 3.2 and 5.7 of the California Independent System Operator's (CAISO) Tariff.

Updates to Wind Generation Projects

There are no wind generation projects proposed or under construction in the vicinity of the Modified Project activities. (Note: Aviation lighting for one structure at Whirlwind Substation (Segment 10) has already been installed.)

California Independent System Operator (CAISO) Interconnection Queue

As energy projects are proposed, completed, or withdrawn, the CAISO queue is constantly changing and regularly updated. Table 3-1 (located at the end of this chapter) provides details regarding the wind energy projects that are listed in the CAISO queue that are located within the vicinity of the Modified Project activities.

Updates to Electrical Transmission Projects

The following is an update regarding the major transmission projects presented in the Final EIR and Final EIS that are located within the vicinity of the Modified Project activities. There are no new electrical transmission projects proposed or under construction in the vicinity of the TRTP alignment.

Antelope Transmission Project Segments 1-3

Segment 1 of the Antelope Transmission Project includes a new 27.1-mile 500-kV transmission line between SCE's existing Antelope and Pardee Substations, located in the City of Lancaster and the City of Santa Clarita, respectively. Segment 2 (Antelope-Vincent 500-kV T/L) includes a new 17.8-mile 500-kV transmission line connecting SCE's existing Antelope Substation with the Vincent Substation, located near Acton, California. Segment 3 (Antelope-Tehachapi T/L) consists of two phases. The first phase includes a new 26.1-mile, 500-kV transmission line connecting SCE's existing Antelope Substation to a proposed substation (Substation 1) in the Mojave Area. The second phase would consist of a new 9.4-mile, 220-kV transmission line from the proposed Substation 1 to a proposed substation in the Monolith Area (Substation 2).

Construction of SCE's Antelope Transmission Project is complete. Construction occurred in three sequential segments: Segment 1, Antelope-Pardee 500-kV Transmission Line; Segment 2, Antelope-Vincent 500-kV Transmission Line; and Segment 3, Antelope-Tehachapi Transmission Line.

Updates to Other Energy Projects

Walnut Creek Energy Park Power Plant

The Walnut Creek Energy Park is an 11.48-acre site located north of Segment 8A in the City of Industry. This project includes five natural gas-fired turbine generators. It was approved by the CEC in February 2008 and is currently under construction, which is expected to be complete in June 2013.

Palmdale Hybrid Power Plant

The City of Palmdale has proposed to construct and operate the Palmdale Hybrid Power Plant (PHPP) on a 377-acre site located on East Avenue M in northeast Palmdale. The PHPP combines natural gas and solar thermal generating equipment to produce a nominal electric output of 617 MW. The CEC approved the PHPP project in August 2011.

Bureau of Land Management Solar Energy Applications

Currently, there are 20 applications for solar energy projects within the Bureau of Land Management's (BLM) California Desert Conservation Area, as well as solar energy projects on private land that would require a transmission line on BLM land (BLM, 2012). However, none of the projects are located in the vicinity of the Modified Project.

AV Solar Ranch One Project

The proposed AV Solar Ranch One Project is located in unincorporated Los Angeles County approximately 20 miles northwest of the City of Lancaster. Construction began in August 2011; the beginning stages of operation are expected to begin in late 2012 and full commercial operation is expected in December 2013.

3.4 Major Infrastructure Projects

Updates to Proposed Transportation Projects

California High Speed Rail

This project proposes a 700+ mile high speed rail line from Sacramento to San Diego. Construction of this rail line would intersect the Project at Segments 5, 7, and 8A. The first segment of the project is from Fresno to Bakersfield, which is currently in the environmental review process.

Other California High Speed Rail Projects

The following high speed rail projects are in the early planning stages: California-Nevada Super Speed Train Project (from Anaheim to Las Vegas), the Orangeline (from Cerritos to Santa Clarita, and possibly to Palmdale), and the DesertXpress (from Palmdale to Las Vegas). If approved, construction of these projects would occur in many of the same jurisdictions as the Modified Project; however, it is unlikely that construction would occur at the same time considering the high speed rail projects are in the early planning stages and have not been approved.

Metro Gold Line Extension. This project proposes a 24-mile light rail line along an existing rail right-of-way from the City of Pasadena to the City of Montclair. Construction of Phase I of the Gold Line Extension would intersect the Project at Segment 7 in the City of Irwindale. Construction of the first phase is underway in the Cities of Arcadia and Monrovia.

3.5 Applicable Cumulative Projects by Jurisdiction

An updated summary of foreseeable projects that could contribute to the cumulative effects scenario are listed by jurisdiction in Table 3-2 (located at the end of this chapter). A comprehensive list, noting individual projects per jurisdiction, is included at the end of this chapter in Table 3-6. Collectively, these projects represent known and anticipated activities that may occur in the vicinity of the Modified Project activities and have the potential to contribute to a cumulative impact on the environment. Figures 3.5-1a through c, provided at the end of this chapter, map the summary of projects occurring in the vicinity of the Modified Project activities.

3.6 Cumulative Projects on Federal Lands

Table 3-3 (located at the end of this chapter) provides an updated list of all projects that are in progress or are proposed on federal lands in the vicinity of the Modified Project activities, and includes a brief description and current status of each project. Figure 3.5-1a provides a summary of projects occurring within the ANF or those that are proposed by the Forest Service.

3.7 2009 Station Fire

As stated in Section 3.2 (Methodology), above, the cumulative scenario includes lists of past, present, and proposed future projects from county and local agencies surrounding the Project route. In addition, this includes the 2009 Station Fire, which is an event that has affected the existing environmental conditions in the ANF and may contribute to cumulative effects.

The Station Fire started near the Angeles Crest Highway (SR-2) about one mile above Angeles Crest Fire Station on August 26, 2009, and burned approximately 160,577 acres (251 square miles) of National Forest System (NFS) lands in the ANF, as well as some adjacent non-NFS lands (InciWeb, 2009). The fire threatened 12,000 structures in the ANF and the nearby communities of La Cañada Flintridge, Glendale, Acton, La Crescenta, Pasadena, Littlerock, and Altadena, as well as the Sunland and Tujunga neighborhoods of the City of Los Angeles. The fire was determined to be 100 percent contained on October 16, 2009. The cause of the fire was determined to be arson. The Station Fire is the largest wildfire in the recorded history of the ANF, the largest fire in the recorded history of Los Angeles County, and the tenth largest fire in California since 1933 (InciWeb, 2009). The Station Fire burned most of the area traversed by TRTP Segments 6 and 11 in the ANF. Figure 3.7-1 shows the boundary of the Station Fire in relation to the TRTP and also indicates the burn severity.

3.8 Forecast Population and Employment Growth

The Modified Project activities would occur throughout a broad geographic area which includes several cities within Los Angeles and San Bernardino Counties (Note: Aviation lighting at Whirlwind Substation (Segment 10, Kern County) has already been installed). General growth trends forecasted by the Southern California Association of Governments (SCAG) were utilized to characterize anticipated population and employment growth in the vicinity of the Modified Project activities; these data have been updated and are presented in Tables 3-4 and 3-5 (located at the end of this chapter). Since the Modified Project activities traverse such a broad geographic area, it is difficult to interpret growth and employment forecasts specific to the Modified Project itself. Therefore, Tables 3-4 through 3-5 (located at the end of this chapter) present general demographic information for each city that is traversed by the Modified Project activities. General conclusions regarding growth can be inferred based on the available data.

This information provides a general understanding of the types of physical changes expected in the area and the potential for impacts that could combine with the impacts of the Modified Project. As a regional planning agency, SCAG forecasts growth projections into the future by incorporating recently available information from international, federal, and State statistical agencies, along with subregions and local jurisdictions.

The incorporated cities that are traversed by the Modified Project within Los Angeles and San Bernardino Counties have consistently experienced positive growth rates in both population and employment between 2000 and 2005. According to SCAG's population projections, it is anticipated that the region will continue to be characterized by rapid growth. As shown in Table 3-4, between 2000 and 2030 it is expected that north of the ANF, along Segments 4 and 5, the average population increase in incorporated cities is projected to be 152 percent. South of the ANF (Segments 11, 7, and 8), the average population increase in incorporated cities is estimated to be 25.1 percent.

The increase in regional growth may indirectly contribute to potential cumulative impacts in the Modified Project area. An increase in population growth directly affects the demand for jobs and housing, which may increase the number of planned development and improvement projects, such as public service facilities or transportation system expansions in the project area. Substantial population or employment increases near the area of the Modified Project activities also substantially increase the population potentially exposed to an accident or other hazard.

CUMULATIVE PROJECT TABLES and FIGURES

Table 3-1. California Independent System Operator – Energy Generation Queue

Queue Position	Application Status	Maximum MWs	Type*	Point of Interconnection (Station of T/L)	Proposed On-line Date	Current On-line Date
20	Active	300	WT	Antelope	12/31/2006	5/3/2012
86A	Active	33.1	WT	Vincent Substation	1/1/2008	1/1/2015
86B	Active	34	WT	Canwind Substation 66kV	1/1/2008	1/1/2015
92	Active	570	WT	Vincent Sub 230kV Bus	7/1/2009	7/1/2015
100	Complete	120	WT	Vincent Substation 230kV	12/31/2007	1/28/2012
522	Active	20	PV	Goldtown-Lancaster 66kV line	12/31/2014	12/31/2013
531A	Active	20	PV	Antelope-Del Sur 69kV line	6/1/2011	7/1/2012
628	Active	20	PV	Antelope-Cal Cement 66kV	12/1/2013	12/1/2013
643AA	Active	200.1	WT	Antelope Sub 230kV Bus	12/31/2012	12/31/2012
649B	Active	20	PV	Antelope-Del Sur-Rosamond 66kV	12/31/2013	12/31/2013
649C	Active	20	PV	Antelope-Cal Cement 66kV	12/31/2013	12/31/2013
651A	Active	20	PV	Antelope Sub 66kV Bus	6/30/2012	6/30/2014
653H	Active	10	PV	Antelope Sub 66kV Bus	12/31/2013	10/31/2013
658	Active	20	PV	Antelope-Lanpri-Shuttle 66kV	12/31/2013	12/17/2012
659	Active	20	PV	Antelope Sub 66kV Bus	12/31/2013	12/31/2013
660	Active	20	PV	Antelope Sub 66kV Bus	12/31/2013	12/17/2013
661	Active	20	PV	Antelope-Rosamond 66kV	12/31/2013	12/31/2013
662	Active	20	PV	Antelope Sub 66kV Bus	12/31/2013	12/17/2012
671	Active	20	PV	Antelope-Lancaster-Lanpri-Shuttle 66kV line	12/31/2014	12/31/2014
768	Active	330	PV	Antelope Substation 66kV Bus	12/31/2014	12/31/2014
769	Active	20	PV	Antelope-Del Sur 66kV line	12/31/2014	12/31/2014
778	Active	20	PV	Antelope Substation 66kV Bus	12/31/2013	12/31/2014
903	Active	515	PV	Lugo-Vincent 500kV line	12/20/2016	12/20/2016

Source: CAISO, 2012

*WT=Wind Turbine, PV=Photo Voltaic

Table 3-2. Summary of Cumulative Projects by Jurisdiction

Jurisdiction	Residential Projects	Commercial/Industrial Projects	Other Project Types
Lancaster	—	5 solar facilities	—
Palmdale	Ritter Ranch and Ana Verde master planned communities	1 wind turbine 2 commercial developments	1 wireless communication facility
San Marino	—	—	1 expansion of Education and Visitors Center at Huntington Library
Angeles National Forest	—	—	<ul style="list-style-type: none"> • Forest-wide hazards reduction for homes within 200' of forest • Invasive vegetation treatment throughout LA River District • Sediment removal at the following dams: Big Tujunga, Littlerock, and Cogswell
Pasadena	130 multi-family units within 3 developments (1 mixed-use)	1 hotel (80 rooms) 1 commercial/residential mixed-use development	—

Table 3-2. Summary of Cumulative Projects by Jurisdiction

Jurisdiction	Residential Projects	Commercial/Industrial Projects	Other Project Types
LA County (East Pasadena/San Gabriel)	30 condos within 1 development 7 single-family lots within 1 development	Addition of a water treatment facility within an existing water company	—
Arcadia	73 multi-family units within 4 developments	1 commercial building	Metro Gold Line Extension
LA County (South Arcadia)	6 multi-family lots with 318 condos within one development project	—	—
Temple City	115 multi-family units within 6 developments (one mixed-use) 11 subdivision developments with a total of 102 units	1 retail center 1 mixed-use commercial/residential development	2-mile street improvement
San Gabriel	6 single-family units	3 commercial buildings 1 mixed-use development	1 hotel
Monterey Park	109 multi-family units within 1 mixed-use development	Approximately 670,000 sq.ft. within two retail developments (one mixed-use)	—
Monrovia	—	—	Metro Gold Line Extension
El Monte	64 single-family units within 3 developments 23 multi-family units within 1 development Two 2-unit developments	1 industrial development/building 1 commercial building 2 industrial and commercial additions	—
Azusa	1,575 mixed single- and multi-family units within the Monrovia Nursery Specific Plan (MNSP)	Commercial transit (50,000 sq.ft.) within the MNSP 1 mining operation	Park, elementary and middle schools within the MNSP
Whittier	21 multi-family units within 1 development	—	San Gabriel River Discovery Area
South El Monte	—	—	Street improvement
Pico Rivera	7 single-family units	—	Metro Gold Line Extension
LA County (Hacienda Heights)	14 single-family lots within 2 development projects	—	—
Brea	165 single-family homes 69 multi-family houses	—	—
La Habra Heights	7 single-family homes	—	—
Diamond Bar	202 multi-family housing units within 1 mixed-use development	1 mixed-use commercial/residential development	—
Chino Hills	202 single-family units within 4 developments 921 multi-family units within 6 developments (one mixed-use)	3 mixed-use commercial/retail/office centers 1 mixed-use commercial/residential	Hindu temple and cultural center
Chino	9 senior apartment units 439 residential units within the College Park Specific Plan (single- and multi-family)	6 industrial developments 1 commercial building	Wireless telecommunication facility
Ontario	—	1 commercial building	—
La Puente	11 multi-family units	—	Groundwater cleanup/well installations
Duarte	43 multi-unit senior apartments	—	Metro Gold Line Extension Parking lot

Table 3-3. Cumulative Projects on Federal Lands

Project Name	Description/Project Purpose	Location	Planning Status	Decision	Expected Implementation
USDA Forest Service – Los Angeles River District					
Los Angeles County – Big Tujunga Dam and Maple Canyon Sediment Placement Site	LA County proposes to remove up to 4.4 mm cubic yards of sediment from Big Tujunga Reservoir, and place it in the adjacent Maple Canyon, a designated disposal site. Big Tujunga Reservoir will be dewatered through dam valves and mechanical pumping.	Big Tujunga Dam and Maple Canyon are approx. 9 miles up Big Tujunga Canyon Rd from Sunland, and 6 miles north of La Canada.	Developing Proposal Est. Scoping Start 06/2012	7/2013	8/2013
Los Angeles River Ranger District Invasive Vegetation Treatments	The ANF is proposing to inventory, monitor and treat invasive plant species through a variety of techniques including manual, mechanical, and chemical methods in order to limit the negative impacts of invasive species on plant and wildlife habitats.	All National Forest lands within the Los Angeles River Watershed, and some within the San Gabriel River Watershed affected by the Station Fire of 2009.	Developing Proposal Est. Scoping Start 12/2011	7/2012	8/2012
USDA Forest Service – San Gabriel River Ranger District					
Cogswell Dam Sediment Removal Project and Sediment Placement Site	LA County proposes to remove 3,331,000 cy of debris from Cogswell. Sediment removed will be placed on 63.5 acres (Cogswell SPS) adjacent to the dam. The level of analysis required for this project has not yet been determined.		Developing Proposal Est. NOI in Federal Register 01/2013	7/2013	9/2013
USDA Forest Service – Santa Clara/Mojave Rivers Ranger District					
Littlerock Reservoir Sediment Removal Project	Palmdale Water District proposes to remove approx. 500,000 cubic yards of sediment from the reservoir, and haul it to a waste facility near Palmdale. A concrete grade control structure will be built to reduce future sedimentation.	Littlerock Reservoir is approximately 3.5 miles south of the unincorporated community of Littlerock, on Hwy 138; and 8.5 miles SE of Palmdale.	Developing Proposal Est. NOI in Federal Register 05/2012	4/2013	5/2013
USDA Forest Service – Angeles National Forest, Forest-wide					
Angeles National Forest Defensible Space Project	Expanding Hazard Reduction for landowners with habitable structures within 200 feet of the forest boundary.	Forestwide	In progress	3/2012	4/2012

Source: Forest Service, 2012

Table 3-4. Population Projections by Number of Jobs for Incorporated Cities Along the Approved Route

City	2008 Population	2020 Population	2035 Population	Change from 2008 to 2035	% Change from 2008 to 2035
Lancaster	154,500	174,800	201,300	46,800	30%
Palmdale	149,200	179,300	206,100	56,900	38%
Alhambra	83,000	87,000	92,400	9,400	11%
Azusa	46,300	49,500	53,800	7,500	16%
Baldwin Park	75,400	78,200	82,200	6,800	9%
Diamond Bar	55,300	58,700	63,300	8,000	14%
Duarte	21,200	22,100	23,400	2,200	10%
El Monte	113,400	124,300	140,100	26,700	24%

Table 3-4. Population Projections by Number of Jobs for Incorporated Cities Along the Approved Route

City	2008 Population	2020 Population	2035 Population	Change from 2008 to 2035	% Change from 2008 to 2035
Irwindale	1,400	1,600	2,000	600	43%
Industry	200	200	200	0	0%
Monrovia	36,300	37,700	39,400	3,100	9%
Montebello	62,500	66,400	66,400	3,900	6%
Monterey Park	60,100	67,900	77,700	17,600	29%
Pasadena	135,300	143,400	152,500	17,200	13%
Rosemead	53,600	55,500	58,100	4,500	8%
San Gabriel	39,700	42,800	46,100	6,400	16%
South El Monte	20,100	20,800	21,800	1,700	8%
Temple City	35,400	36,900	39,000	3,600	10%
Pico Rivera	62,900	65,900	70,100	7,200	11%
La Habra Heights	5,300	5,700	6,500	1,200	23%
Whittier	85,300	87,600	90,500	5,200	6%
La Canada–Flintridge	20,200	20,400	20,600	400	2%
Chino	75,600	88,800	107,200	31,600	42%
Chino Hills	74,600	76,600	78,400	3,800	5%
Ontario	162,900	203,800	307,600	144,700	89%
Bradbury	1,000	1,100	1,100	100	10%
San Marino	13,100	13,200	13,300	200	2%
La Puente	39,800	45,000	52,500	12,700	32%

Source: SCAG, 2012

Table 3-5. Employment Projections by Number of Jobs for Incorporated Cities Along the Approved Route

City	2008 Employment	2020 Employment	2035 Employment	Change from 2008 to 2035	% Change from 2008 to 2035
Lancaster	49,700	51,900	54,200	4,500	9%
Palmdale	32,700	38,900	47,200	14,500	44%
Alhambra	29,600	31,000	32,500	2,900	10%
Azusa	18,200	18,500	19,200	1,000	5%
Baldwin Park	17,600	18,300	19,200	1,600	9%
Diamond Bar	15,500	16,200	17,000	1,500	10%
Duarte	6,700	7,000	7,300	600	9%
El Monte	36,300	37,100	38,400	2,100	6%
Irwindale	13,400	11,500	12,300	-1,100	-8%
Industry	84,100	83,900	85,600	1,500	2%
Monrovia	17,700	18,300	19,100	1,400	8%
Montebello	25,700	26,400	27,400	1,700	7%
Monterey Park	30,400	32,000	33,700	3,300	11%
Pasadena	117,300	124,400	131,300	14,000	12%
Rosemead	16,400	16,900	17,600	1,200	7%
San Gabriel	14,200	15,000	15,700	1,500	11%
South El Monte	15,700	15,300	15,400	-300	-2%
Temple City	6,700	7,000	7,300	600	9%
Pico Rivera	16,100	16,400	16,900	800	5%

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Tehachapi Renewable Transmission Project

Table 3-5. Employment Projections by Number of Jobs for Incorporated Cities Along the Approved Route

City	2008 Employment	2020 Employment	2035 Employment	Change from 2008 to 2035	% Change from 2008 to 2035
La Habra Heights	800	800	900	100	13%
Whittier	31,300	33,000	34,800	3,500	11%
La Canada–Flintridge	9,500	10,200	10,300	800	8%
Chino	48,500	53,500	67,700	19,200	40%
Chino Hills	9,300	10,500	12,900	3,600	39%
Ontario	114,300	142,900	214,400	100,100	88%
Bradbury	200	300	300	100	50%
San Marino	4,800	5,000	5,300	500	10%
La Puente	8,000	8,400	8,800	800	10%

Source: SCAG, 2012

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
CITY OF LANCASTER					
5	CUP 11-02	Solar facility	3-MW solar facility	90th St West between Avenue K-8 and K-12	PC Approved 9/19/11
5	CUP 11-03	Solar facility	10-MW solar facility	Southwest corner of 90th St West and Avenue H	PC Approved 9/19/11
5	CUP 11-05	Solar facility	20-MW solar facility	Southeast corner of 80th St West and Avenue J	PC Approved 9/19/11
5	CUP 11-06	Solar facility	20-MW solar facility	Bounded by 95th St East, 93rd St East, Avenue J and J-8	PC Approved 9/19/11
5	CUP 11-07	Solar facility	30-MW solar facility	Southeast corner of 110th St West and Avenue J	On hold
CITY OF PALMDALE					
5	None provided	Infrastructure	Install a 327 ft. wind turbine	Within hi-grade mining operation	Approved 7/28/11
5	None provided	Commercial	70,801 sq.ft. market and retail stores	NWC Rancho Vista Blvd and Town Center Dr	Approved 1/25/2012
5	None provided	Commercial	54,200 sq.ft. retail center (5 buildings)		Approved 3/5/2012
5	Ritter Ranch	Master Planned Community	Proposed 7,200 homes, 18-hole golf course, equestrian center, two lakes, six schools, 73 acres of businesses, 100 acres of parks, thousands of areas of open space	Leona Valley and foothill areas of West Palmdale	Partially developed

¹ The Cities of Rosemead, Montebello, and Industry were contacted by phone on October 8, 2012 and again on January 15, 2013 to request a current/revised development list. A follow-up email was sent on October 11, 2012 and again on January 22, 2013. No response was provided; therefore, Aspen was not able to obtain revised development lists within these jurisdictions.

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
5	Anaverde Community	Master Planned Community	Subdivide 471.85 acres into 350 single-family lots, 3 detention basin lots, 1 school site, 1 fire station, 33 open space lots, and 13 natural open spaces	South side of Avenue S, west of Parkwood Dr within the City Ranch Specific Plan (Ana Verde)	Mostly developed
CITY OF SAN MARINO					
11	Huntington Library-Education and Visitors Center Project	Institutional	43,095 sq.ft. net increase	1151 Oxford Rd, San Marino	Approved and under construction
CITY OF PASADENA					
11	None provided	Commercial	80-room hotel	1201 E Colorado Blvd, Pasadena	None provided
11	None provided	Residential	30-unit condominium	1043 E Del Mar Blvd, Pasadena	None provided
11	None provided	Mixed use	40 housing units, 15,000 sq.ft. retail	851 E Washington Blvd, Pasadena	None provided
11	None provided	Residential	60-unit condominium	200 S Sierra Madre, Pasadena	None provided
EAST PASADENA (Los Angeles County)					
11	PM061753	Industrial	Construction of a new treatment facility within the 12.83-acre Sunny Slope Water Co. site	1076 El Campo Dr, East Pasadena	CUP in progress
11	TTM 066664	Residential	Creation of 7 single-family lots on 1.6 acres	8300 Longden Ave, East Pasadena	Tentative Map approved
EAST SAN GABRIEL (Los Angeles County)					
11	TTM 071234	Residential	One multi-family lot with 30 detached condos on 4.2 acres	5006 N Bartlett Ave, East San Gabriel	Tentative Map approved
CITY OF ARCADIA					
11	None provided	Commercial	20,000 sq.ft.	400 S Baldwin, Arcadia	Under construction
11	None provided	Residential	10-unit condominium	845 W Huntington Dr, Arcadia	Under construction
11	None provided	Residential	11-unit condominium	715 S Old Ranch Rd, Arcadia	Under construction
11	None provided	Residential	34-unit condominium	650 W Huntington Dr, Arcadia	Proposed
11	None provided	Residential	18-unit condominium	948-950 Arcadia Ave, Arcadia	Approved
11	Metro Gold Line Extension	Infrastructure	11.5-mile Foothill Extension to connect communities	Arcadia	Under construction
CITY OF TEMPLE CITY					
11	Rosemead Beautification Project	Infrastructure	2-mile street improvement	Rosemead Blvd, Temple City	Anticipated start date Nov 27 – Jan 2014

3.0 CUMULATIVE PROJECTS

Tehachapi Renewable Transmission Project

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
11	Gateway Project APN:5387-01 3-031	Commercial	75,000 sq.ft. shopping center	5770 Rosemead Blvd., Temple City	Currently doing utility work. Pending building and grading plan check.
11	Lower Azusa Property: APN 8592-005-004	Residential	47-unit residential development	4303 Temple City Blvd., Temple City	Currently doing a feasibility study. No tentative planning commission or city council meetings yet.
11	Former Alpha Beta Mixed-Use Project	Mixed use	50-residential condo with commercial units on the ground floor on 1.3 acre property	North of Las Tunas Dr on West side of Temple City Blvd, between Las Tunas Dr and Workman Ave. No address (vacant lot)	Currently doing a feasibility study. No tentative planning commission or city council meetings yet.
11	TTM 60850	Residential	10-unit subdivision	5527-5539 Sultana Ave	Final Map approved
11	TPM 62318	Residential	3-unit subdivision	6304 Oak Ave	Final Map approved
11	TPM 61338	Residential	4-unit subdivision	5534 Sultana Ave	Final Map approved
11	TPM 60710	Residential	4-unit subdivision	5646-5652 Sultana Ave	Final Map approved
11	TTM 61141, CUP 06-1671	Residential	6-unit subdivision	5834-5838 Encinita Ave	Pending Final Map approved
11	TTM 65942, CUP 06-1677	Residential	7-unit subdivision	5063-5067 Sereno Dr	Pending Final Map approved
11	TTM 66417, CUP 06-1667	Residential	5-unit subdivision	4431-4441 Ellis Ln	Pending Final Map approved
11	TTM 66051, CUP 07-1707	Residential	5-unit subdivision	9114 Blackley St	Pending Final Map approved
11	TTM 69905, CUP 08-1717	Residential	6-unit subdivision	5949 Cloverly Ave	Pending Final Map approved
11	TTM 71721, CUP 11-1796	Residential	10-unit subdivision	5549 Sultana Ave	Pending Final Map approved
11	CUP 12-1803, TTM 71792	Residential	9-unit condos	6126-6163 Temple City Blvd	Pending Final Map approved
11	CUP 12-1813, TPM 71596	Residential	3-unit subdivision	9608 Workman	Going to PC 11/13/12
11	CUP12-1817, TPM 71956	Residential	3-unit condos	5451 Sultana Ave	
11	ZV 12-1818 (CUP 11-1787, TPM 71298)	Residential	2-unit condos	5702 Temple City Blvd	PC approved 7/24/12
11	CUP 12-1816, TPM 71828	Residential	4-unit condos	5528 Sultana Ave	TBD
CITY OF SAN GABRIEL					
11	None provided	Commercial	Hotel	E Valley Blvd	Under review
11	None provided	Commercial	1 story 11,000 sq.ft. jewelry store	S Del Mar Ave	Under review
11	None provided	Commercial	New recycle buyback facility	S San Gabriel Blvd	Under review
8B, 8C	None provided	Residential	New single-family (single-family) residence	Alabama St	Approved

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
8B, 8C	None provided	Residential	Two new single-family residences	Sunset Ave	Under review
8B, 8C	None provided	Residential	New single-family residence	E Saxton St	Under review
8B, 8C	None provided	Mixed use	Mixed-use development	E Las Tunas Dr	Under review
8B, 8C	None provided	Infrastructure	Proposed storage structure	Pearl St	Approved
8B, 8C	None provided	Commercial	New commercial building	S San Gabriel Blvd	Under review
8B, 8C	None provided	Residential	Two new single-family residences	E Grand Ave	Under review
CITY OF MONTEREY PARK					
11	Monterey Park Towne Centre	Mixed use	Mixed use development with 109 condos and 71,366 sq.ft. of retail	SE corner of Garfield Ave and Garvey Ave	Under construction
11	Monterey Park Market Place	Commercial	Retail construction of 600,000 sq.ft. on 51.1 acres land	SW side of Saturn Dr and Potrero Grande Dr intersection	SEIR
CITY OF MONROVIA					
7	Metro Gold Line Extension	Infrastructure	11.5-mile Foothill Extension to connect communities	Monrovia	Under construction
SOUTH ARCADIA (Los Angeles County)					
7	TR068400-(5)	Residential	Close a mobile home park and create six multi-family lots with 318 condos in 25 buildings on 12.1 acres	4241 E Live Oak, South Arcadia	Review in progress
CITY OF LA PUENTE					
7		Residential	5-unit apartments	527 League Ave	Under construction
7		Residential	6-unit apartments	14416 Beckner Ave	Prelim submittal
7	EPA Project	Infrastructure	Groundwater cleanup, well constructions	South of Puente Creek	Under construction
CITY OF DUARTE					
7	Metro Gold Line Extension	Infrastructure	11.5-mile Foothill Extension to connect communities	Duarte	Under construction
7	Andres Duarte Terrace II	Residential	43-unit senior apartment building	1700 Huntington	Approved
CITY OF EL MONTE					
7	Lot Division 701	Residential	2-unit planned residential development	2104 Parkway Dr	Approved
7	Lot Division 703	Residential	2-unit planned residential development	12031 Emery St	Approved
7	Tentative Tract Map No. 71583	Residential	23-unit planned residential development	4610 Peck Rd	Approved
7	Tentative Tract Map No. 71584	Residential	64-unit single-family dwelling project	3013 - 3034 Rumford	Approved
7	Design Review 6-10	Commercial	New 4,327 sq.ft. bank	4749 Santa Anita	Approved

3.0 CUMULATIVE PROJECTS

Tehachapi Renewable Transmission Project

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
7	Design Review 6-11	Commercial	Add 4773 sq.ft. to existing 9049 sq.ft. building	9660 Flair	Approved
7	Design Review No. 03-12	Industrial	10,770 sq.ft. industrial addition	10525 Valley Blvd	Approved
7	Design Review No. 04-12	Industrial	Construct new 4,000 sq.ft. building	3200 Peck Rd	Approved
CITY OF AZUSA					
7	Monrovia Nursery Specific Plan	Mixed Use	1,575 housing units, elementary and middle school, 5.5-acre park, 50,000 sq.ft. transit commercial	Northeast Azusa	Approved
7	Azusa Rock Revised CUP and Reclamation Plan	Industrial	Mineral resource (mining)	Northerly terminus of Encanto Parkway and Fish Canyon Rd	Approved
CITY OF WHITTIER					
7	Philadelphia & Pickering	Residential	21-unit multi-story residential development on a half-acre	Philadelphia St and Pickering Ave	Under review
7	San Gabriel River Discovery Center (not a city project)	Open Space and Recreation	Discovery Center building, outdoor classrooms and parking	Whittier Narrows	Phase 1 is complete, Phase 2 is in the early planning stage
CITY OF SOUTH EL MONTE					
7, 8A	Street Improvement Project	Infrastructure	Street improvement construction	Havenpark Ave, Alesia St, Seaman Ave, La Madrina Dr, Adelita Lane, Kayford Ave	Under construction Expected completion 11/2/12
CITY OF PICO RIVERA					
8A	TTM 060630, CUP 633,	Single-Family Residential	Create a 7-lot residential subdivision to construct 7 two-story single-family homes	SWC of Durfee Ave and Gallatin, Pico Rivera	Under review
8A	Metro Gold Line Extension	Infrastructure	11.5-mile Foothill Extension to connect communities	Pico Rivera	Under construction
HACIENDA HEIGHTS (Los Angeles County)					
8A	Project 074-035-(4)	Residential	Subdivision to create 10 single-family lots on 12.3 acres	2342 Via Cielo	Staff recommended approval
8A	PM 24317	Residential	Subdivision to create 4 single-family lots on 2.5 acres	3260 Dulzura Dr	TTM in progress
CITY OF BREA					
8A	Canyon Crest	Residential	165 single-family homes in a 367.5-acre site	East end of Carbon Canyon, Northwest of Carbon Canyon Rd	Approved

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
CITY OF LA HABRA HEIGHTS					
8A	None provided	Residential	4,771 sq.ft. two-story single-family residence on a 2.75-acre lot	2553 Casalero	Under review
8A	None provided	Residential	5,179 sq.ft. two-story single-family residence with 1375 sq ft garage on a 1.03-acre land	837 Escarpado	Under review
8A	None provided	Residential	4,717 sq.ft. single-family residence on a 1.61-acre lot	707 Dorothea	Under review
8A	None provided	Residential	7,204 sq.ft. two-story single-family residence on a 2.75-acre lot	2551 Caselero	Under review
8A	None provided	Residential	4,615 sq.ft. two-story home on a 1-acre site	1455 Popenoe	Under review
8A	None provided	Residential	5449 sq.ft. split-level single-family residence on a 1-acre parcel	1444 Kashlan Rd	Under review
8A	None provided	Residential	Demo of existing home and construction of 4,144 sq.ft. single-family residence	1701 Kanola	Under review
CITY OF DIAMOND BAR					
8A	"Site D" Specific Plan	Mixed use	154,000 sq.ft. of commercial use and maximum of 202 residential units	SEC of Brea Canyon Rd and Diamond Bar Blvd	Proposed
CITY OF CHINO HILLS					
8A	Country Club Villas	Residential	70-unit condominium development, located on approx. 4.7 acres	Pomona Rincon Rd between Wallace Ave and Los Serranos Rd.	Under construction
8A	Foremost Communities – Canyon Hills (Tract Map 14094)	Residential	76 single-family detached homes on a 141-acre property. Approximately 70 acres of the project site is reserved for the open space.	Located on the concrete ski-slope on the west side of Canyon Hills Rd and north of Carbon Canyon Rd.	Construction plan review — no estimated time for construction.
8A	Lago Los Serranos	Residential	Lago Los Serranos is a 95-unit town home development on an 8.06-acre parcel. Amenities include sports courts, a swimming pool and spa, and passive open space.	Located at the southwest corner of Ramona Ave and Birdfarm Rd, adjacent to the north end of Los Serranos Golf Club.	Approved in 2007, no date for construction.

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
8A	Pine Valley Estates (also identified as Tentative Tract No. 16596)	Residential	Project area consists of 192 acres, includes a gated community of 98 single-family detached homes. Development of residential lots is limited to 25.8-acres on the east-facing slope overlooking the golf course and Carbon Canyon Rd. The remainder of the property will remain largely in open space.	Located west of the Western Hills Golf Course, between Eucalyptus Ave and Carbon Canyon Rd.	Constructions of Phases I & II are complete. Design review for remaining 58 units was approved by Planning Commission in 2009.
8A	Stonefield Development (Tentative Tract Map 18393 and Design Review 336)	Residential	The 34.73-acre property is proposed to be subdivided into 28 single-family residential lots and 5 open space lots with two gated access points off of Fairway Dr.	Located at Fairway Dr and Carbon Canyon Rd, across from the Western Hills Country Club.	Formal Application
8A	Villagio Apartment Complex	Residential	286-unit apartment complex on a 15.09-acre site. Consists of 15 three-story residential buildings, a community recreation building, a pool area, two open space areas with courtyard seating, and a maintenance building.	Located on the southeast corner of Butterfield Ranch Rd and Picasso Dr	Project approved, no estimated timeframe for construction
8A	Vista Bella Townhomes	Residential	65-unit townhome multi-family development on a 4.62-acre parcel with a density of 14.07 units per acre. Consists of 9 three-story residential buildings.	Southwest corner of Butterfield Ranch Rd and St Gaudens Dr	Approved
8A	B.A.P.S. Temple and Cultural Center	Institutional	A Hindu socio-religious facility on a 20.3-acre site; 164,372 total building sq.ft.	Located south of Chino Hills Parkway, east of Monte Vista Ave and west of Central Ave in the City of Chino Hills	Under construction
8A	Crossroads Entertainment Center	Mixed-use commercial	Site is approx. 32 acres, consisting of a theater complex, 9,200 square feet of in-line restaurant/shop space, a three-story, 104-room hotel, a 40,000-sq.ft. professional office building, a daycare, four restaurant pads, and a gas station.	Located on the north side of Chino Ave, west of, and adjacent to the Chino Valley Freeway (SR-71)	Open for business; 2 restaurant pads available
8A	Heritage Professional Center	Mixed-use commercial	Medical office, hotel, retail & possible specialty hospital development on approx. 21.8 acres.	Generally at SE corner of Soquel Canyon Parkway and Pomona Rincon Rd and east of Chino Hills High School	Construction plan review

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
8A	Soquel Canyon Crossings	Commercial	8.81-acre site consists of a pharmacy, a bank, tire store, and general retail shops. Included in the original approval is a grocery store and additional retail tenant suites.	Northern corner of Soquel Canyon Parkway and Los Serranos Country Club Dr	Phase I: Open for business
8A	The Commons	Commercial	49.1-acre site uses numerous commercial retail stores totaling approx. 520,000 square feet of building area.	Located on the south side of Chino Hills Parkway, east of Ramona Ave and north of the Chino Valley Freeway (SR-71).	Partially complete and open to the public. Approximately 40% of the building area is available for lease.
8A	The Shoppes at Chino Hills	Mixed-use retail, restaurant, office, public institutional, open space, multi-family residential, hotel	The project involves five components: (1) The Shoppes Retail Center with approx. 357,811-sq.ft. of building area on 26.18 acres (2) The Park Residential includes up to 125 multifamily dwelling units and up to 19,000-sq.ft. Community Center on 6.78 acres (3) A new Government Center approx. 132,000 sq.ft. (4) 40-acre community park (5) The Shoppes Mixed-Use is approved for up to 235 multi-family dwelling units, up to 40,000 sq.ft. of retail/restaurant/office uses and up to 300 hotel rooms on approx. 9 acres.	Southeastern corner of Grand Ave and Peyton Dr	The Government Center buildings, The Shoppes, the library and new Community Park are completed and open to the public. The Shoppes Mixed-Use project was approved by the City Council in 2008.
CITY OF CHINO					
8B, 8C	Duke Realty	Industrial	421,031 sq.ft. industrial building	SE corner of Monte Vista and Edison	
8B, 8C	Carson Building K	Industrial	227,977 sq.ft. industrial building	West side of Mountain, south of Cypress	Under construction
8B, 8C	DR Horton	Residential	43 residential dwelling units within College Park	SW corner Edison and Purdue	Under construction
8B, 8C	Watson Commerce Center	Industrial	1 million sq.ft. warehouse/distribution center	Kimball Ave, east of Mountain	In DRC
8B, 8C	Xebec PL 12-0211 (Administrative Approval)	Industrial	300,300 sq.ft.	SE corner of Kimball & Mountain Aves	Under construction
8B, 8C	Lennar PL 12-0001 (Site Approval) and PL12-0245 (TTM. 18848)	Residential	95 single-family dwelling units in Planning Area 11B in the High Density Residential land use designation of the College Park Specific Plan	Located at the NE corner of Appalachian St and Marquette Ave, west of the Magnolia Channel (APN: 1026-051-05)	Under construction

3.0 CUMULATIVE PROJECTS

Tehachapi Renewable Transmission Project

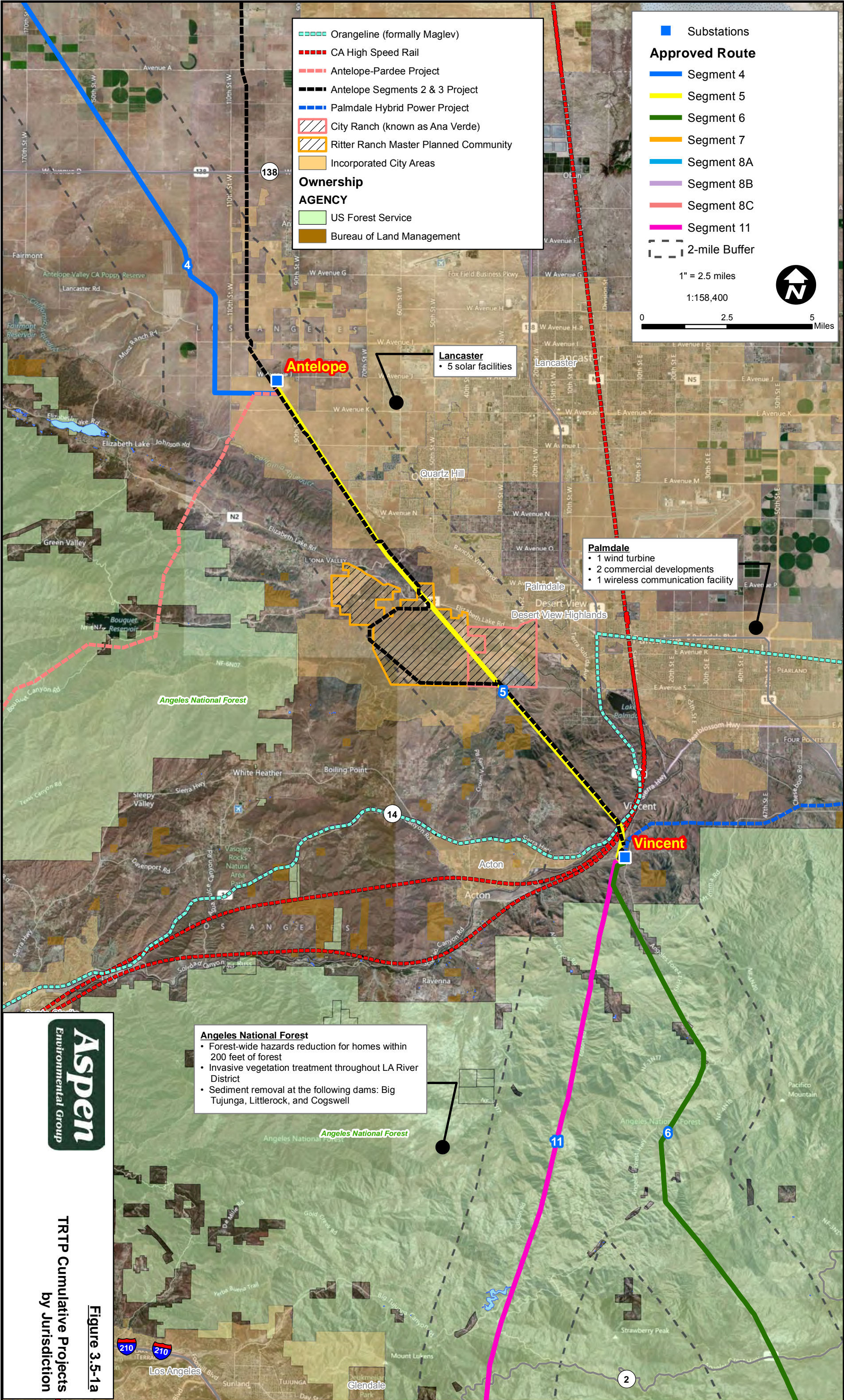
Table 3-6. Cumulative Projects by Jurisdiction¹

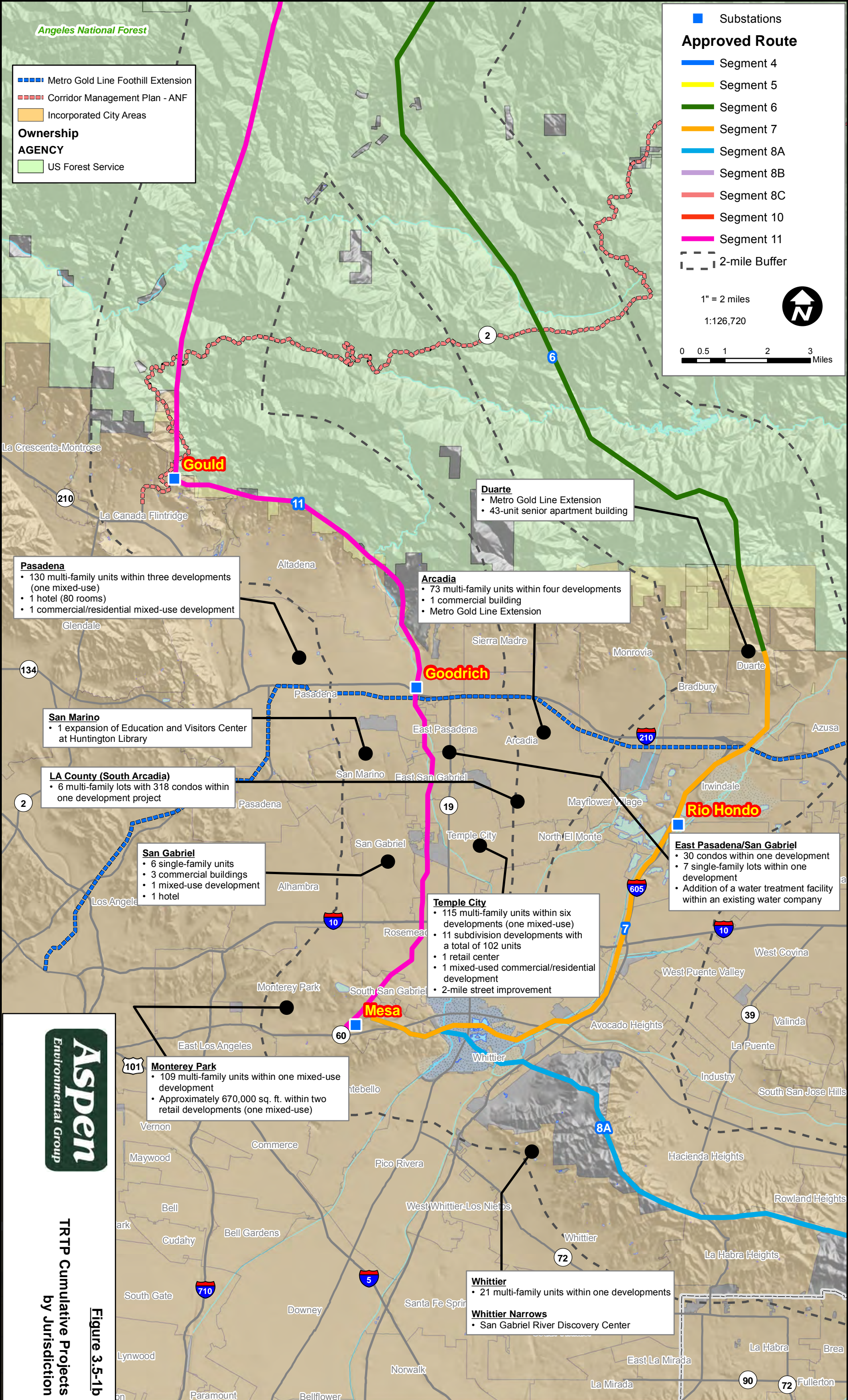
Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
8B, 8C	Lennar PL 12-0109 (Site Approval)	Residential	77 single-family dwelling units on 11 acres of land in Planning Area 18 located in the MDR land use designation of the College Park Specific Plan (Tract 17898).	Located at the NW corner of Eucalyptus and Mountain Aves (APN: 1026-051-02)	Under construction
8B, 8C	Lennar PL12-0622	Residential	A request for approval of 149 residential condominiums on 10.8 acres located in the Mixed Use land use designation of the College Park Specific Plan (Lot 3 of Tract 16838-2).	SE corner of Satterfield Way and Eucalyptus Ave, Planning Area 20 of College Park (APN: 1026-051-02)	Obtaining entitlements
8B, 8C	McCalla Center	Industrial Park	4 industrial buildings totaling 42,800 sq.ft. on 3.0 acres	Along the east side of Central Ave, north of Schaefer (APN: 1020-461-24 thru 28)	Approved, no construction
8B, 8C	Central Ave Professional Office Bldg.	Commercial	A request to demolish 2 single-family homes and construct a 14,992 sq.ft. professional office building on 1.029 acres of land in the M2 & RD4.5 zoning districts.	13791 Central Ave	Submitted, in process
8B, 8C	PL12-0117 (AA) Verizon Wireless	Cell Facility	A request to construct a 50' high wireless telecommunication facility designed as a wooden utility pole in the public ROW in the CG zone	Along street side frontage of 6132 Riverside Dr	Submitted, in process
8B, 8C	PL12-0513 (MSA), PL12-0514 (TPM 18816) & PL12-0515 (TTM 18858) Richland Communities	Residential	A request for approval of a MSA for 33.4 acre project site. Parcel map to subdivide the project into 2 lots. Tract map to subdivide the MDR of 18.51 acres into 192 lots at a density of 10.37.	South of Kimball Ave, east of Sultana Ave (APN: 1055-241-06)	Submitted, in process
8B, 8C	Westmont	Residential	A request for approval of 75 single-family residential dwelling units on 10.399 acres of land at a density of 7.2 dwelling units per acre in Sub Area 10A, within the MDR land use designation of the College Park SP.	Generally located northwest of Appalachian St, east of Norfolk Ave, and south of Eucalyptus Ave (APN 1026-051-02).	Approved, in construction
8B, 8C	PL11-0299 (SA) & PL11-0300 (TPM 19323)	Industrial	A request to subdivide approx. 6.78 acres of land into four parcels and construct two 25,000 square foot concrete tilt-up industrial buildings in the BP land use designation of the ECSP	0.25 mile south of Edison Ave between Fern and Euclid Aves.	Approved, no construction

Table 3-6. Cumulative Projects by Jurisdiction¹

Segment	Project Name	Project Type	Project Description/Size	Project Location	Project Status / Schedule
8B, 8C	The Seasons Senior Villas PL12-0064 (SA) & PL12-0065 (SCUP)	Residential	A request to construct 9 senior affordable apartment units in the CG land use designation of the DCCMP	5136 D St	Approved, no construction
CITY OF ONTARIO					
8B, 8C		Commercial	Dental office within 2,686 sq.ft. retail space	300 West "B" St	
8A, 8B, 8C	New Model Colony New Model Colony	Multiple-use development	2,611 acres of total development, 10,276 single-family residences, 4,390 multi-family residences, 1,604,720 sq.ft. commercial, 550,000 sq.ft. business park	New Model Colony encompasses approx. 8,200 acres and is bounded by Riverside Dr to the north, Milliken Ave and Hamner Ave to the east, the Riverside County line and Merrill Ave to the south, and Euclid Ave to the west	Approved
			433 acres of total development, 1,058 single-family residences, 843 multi-family residences		Applications in process

Source: Refer to Chapter 6 (References)





TRTP Cumulative Projects
by Jurisdiction

Figure 3.5-1b

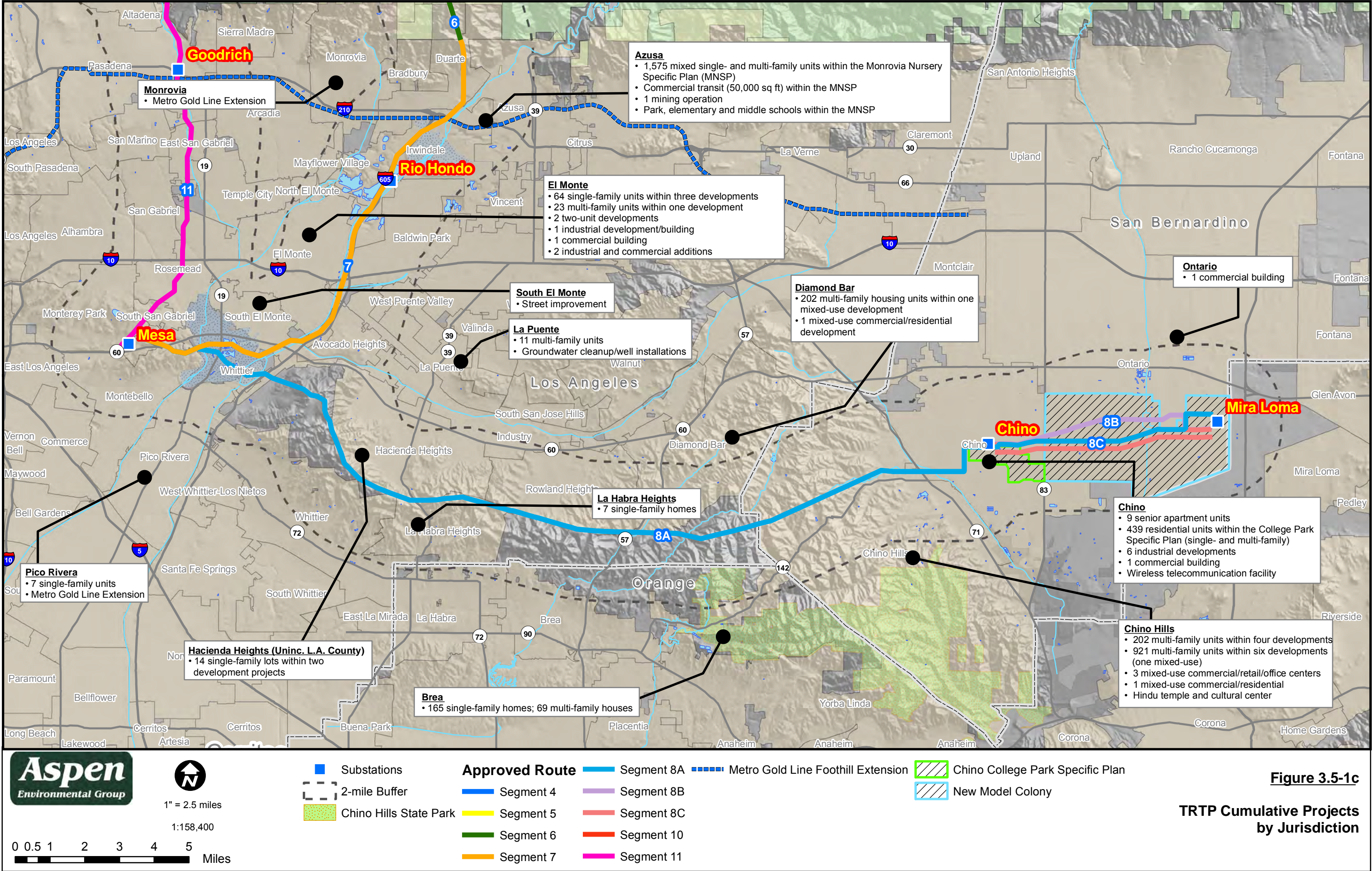


Figure 3.5-1c
TRTP Cumulative Projects
by Jurisdiction

